

Colfax Township, Weldon Township and Village of Thompsonville
Community Joint Planning Commission
14731 Thompson Avenue, Thompsonville, MI 49683
Minutes – May 7, 2015 Regular Meeting - Corrected

Sue Meredith declared the meeting open at 7:00 P.M. following the Pledge of Allegiance.

Present at roll call: JPC members Jack Richter, Shelley Greene, Peg Minster, Sue Meredith, Chris Jones and Don Suchocki; alternates Irene Dunham-Thayer and Mike Foust; and ZA Craig Meredith.
Absent: Debra Franke and Sally Bobek (excused); Eugene Allen.
Guest: Kathy McCarthy. Ron Hitesman joined meeting in progress.

Agenda Additions/Corrections. **Motion** by Don, seconded by Peg to approve the agenda. Ayes: all; motion carried.

Approval of Minutes. **Motion** by Jack, seconded by Don to approve the May 7 regular meeting minutes. Ayes: all; motion carried.

Joint Zoning Ordinance. Sue said Mark Eidelson will be emailing final copies and sending presentation size maps. All ordinances have been published. Shelley will ask Mark Eidelson to provide 13 11x17" zoning maps for JPC and ZA if cost is reasonably close to Crystal Copies at \$0.80. The draft maps he provided were a better quality and more durable.

Unfinished Business

A. Zoning Board of Appeals. Sue confirmed everything is all set for training on May 28 at 6:00 P.M. at the Village hall; the public is welcome. She also confirmed Cathy Manville will serve for Weldon.

B. ZA Contract. Shelley said a few minor things need to be added to Duties/Responsibilities. Note made in Contract that compensation of 11 monthly payments will be made for \$166.67 and the 12th will be \$166.63 to equal \$2,000. **Motion** by Jack, seconded by Peg to approve the Zoning Administrator Contract and revise Duties/Responsibilities to reflect cosmetic/verbiage changes. Roll call vote; ayes: Richter, Greene, Minster, Dunham-Thayer, S. Meredith, Jones, Suchocki, Foust; nays: none; absent: Bobek, Franke, Allen. Motion carried. Contract was executed May 7, 2015 by Craig Meredith as Zoning Administrator and Jack Richter for the JPC.

C. Office Equipment. Craig and Shelley priced laptops at Staples; nothing purchased. Shelley asked if the JPC would want to explore opening a Staples credit account due to the large expense. Don Suchocki asked if other sources have been checked and suggested Tiger Direct and other possible sources. Shelley said tax exemption is set up at Staples and rewards can be used for future purchases. JPC documents, in addition to zoning, should be downloaded to a JPC laptop. Craig needs the Colfax tax roll to check parcel IDs and said BS&A software would be useful.

D. Cleanup Days. Sue said flyers were distributed saying anyone needing assistance should contact Debbie by May 13. Also, she will be send a letter thanking Chris and Sally Bobek for cleaning up dumped tires.

E. Zoning Signs. Shelley didn't bring the contact info but learned Heller Signs can make signs that meet standards for approximately \$49. Road commission installs on county roads; state permit is needed for M115. Some signs can be affixed to existing posts.

F. CIP. Peg passed out the draft plan and inventory page and gave a detailed overview of the process, how it relates to the Joint Master Plan and the benefits it provides relative to budget planning. She suggested December to roll this out to the legislative bodies. She welcomed comments or questions to her, Chris, Sally or Deb so it's understandable when presented. Another committee meeting will be set up and posted. Issue will be discussed in June.

G. Zoning Administrator Update. Craig will need applications for zoning permits. He reported on permits in process and inquiries. Campground issues remain unresolved. For Crystal Mountain Phase

II, stakes are needed in the ground at Inn and chairlift area. A Village resident plans to install a new deck; Craig needs to check on this. DNR issued a permit to the CRA for work on stabilization at the Neitz property. Craig reported a Fourth Street property owner wishes to bring in a modular home. The location is on a two-track road; Fourth is not paved beyond Judson. He also covered other open Weldon issues. Craig reported that junk is dumped everywhere in the area.

G. Budget and Expense/Compensation Approval. Sue presented a first quarter budget report which still needs review with Weldon clerk Carrie Aldrich. Shelley read Colfax minutes stating DeAnn Mosher requests detail information on expenses as they relate to the JPC budget request. Bills were presented for \$28.75 for publishing the JPC meeting schedule and \$108.00 from Dick Figura. **Motion** by Peg, seconded by Sally Shelley to approve the compensation authorization and payment of bills. Roll call vote; ayes: Richter, Greene, Minster, Dunham-Thayer, S. Meredith, Jones, Suchocki, Foust; nays: none; absent: Bobek, Franke, Allen. Motion carried. Shelley will purchase binders for the JZO for ZBA members and public purchase.

F. Insurance. Shelley will discuss Zoning Questionnaire issues she can't answer with Craig and submit to Burnham & Flower.

New Business

A. County Parks and Rec Plan. Peg reviewed status of the Plan as well as the County Master Plan. She stressed the importance of sharing and responding to the Master Plan survey. Many aspects of the old plan are outdated, particularly on transportation. She discussed the Parks and Rec Plan and her and Shelley's desire to include a statement on Greater Thompsonville Area parks and open space explaining opportunities are being explored to determine what improvements are needed in addition to making them accessible to all without regard to ability or age. The statement would be shown as public comment because the Plan is already designed with specific, numbered strategies. The inclusion of the JPC's intent to explore opportunities should be sufficient to apply for grants and eliminate the need to write its own Parks and Rec plan. Peg explained the Master Plan and Parks and Rec Plan are collaborative. The Master Plan name includes Recreation and Cultural; the Parks and Rec Plan will be a part of the Master Plan. The water trail plan is covered by the P&R plan; a group is in place to study this issue. Don Suchocki said the Betsie River Pathway has not been maintained and is unacceptable. Access points to the river and road conditions were also discussed. Lack of maintenance is an issue. Improvements to area parks and open space as well as funding sources will be addressed by the JPC in the future.

B. Alternates at Future Meetings. Sue said that the alternates played an important part of the process. With adoption of the Joint Zoning Ordinance, the alternates need not attend JPC meetings but are warmly welcomed to attend.

C. Village JPC Member. This will be conveyed to the Village Council as an agenda item because a vacancy has existed for a long time.

D. County Building Department. Shelley will send an email notice that the new zoning ordinance becomes effective May 15, 2015. Craig to investigate use of Village Airport for special events.

Correspondence. None.

Public Input. None.

Adjournment. **Motion** by Jack, seconded by Don to adjourn at 9:12 P.M.

Respectfully submitted,

Shelley Greene
Secretary

Minutes are proposed until approved at the next meeting